



## Apartment Two-bedroom (3+1)

Sold

92 m<sup>2</sup>, Praha 2, Vinohrady, Korunní





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Total area	92 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	28312

This renovated flat with high ceilings is housed in an apartment building located just a few steps from a tram stop and 200 meters from a metro station. Popular location near the center, with all services and plenty of greenery.

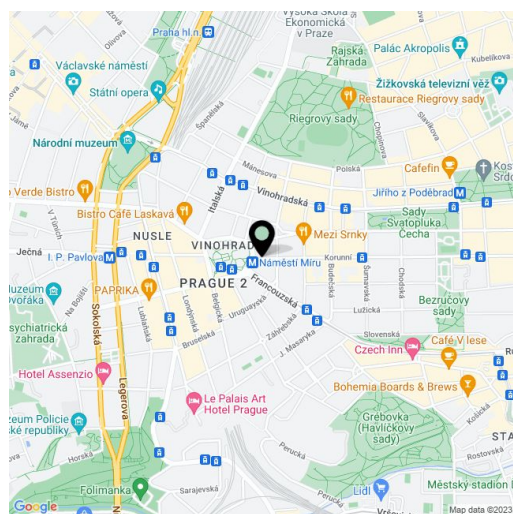
The apartment is located on the 2nd floor. Only 2 apartments per floor and quality insulation guarantees peace without disturbing sounds from neighbors.

The layout offers a living room and a study with windows to a tree-lined street, a bedroom and a kitchen facing the courtyard garden, an entrance hall, 2 bathrooms with toilet and a separate toilet.

The entrance hall with **marble** flooring is decorated with **Venetian stucco**. Marble is also found in the bathrooms. **Parquet flooring** in the rooms. The living room has a **ceramic stove** and original ceiling with decorative plasterwork. There is a preparation for a wine fridge and built-in sound system. Large wooden windows, restored doors with concealed hinges and restored brass handles. The kitchen is equipped with solid wood cabinets and a separate gas stove with oven. **The price includes all interior equipment**. There is also a Vaillant gas boiler and a home video phone.

The place has excellent transport accessibility: the Šumavská tram stop is almost opposite the building, while the Náměstí Míru metro station is a short walk away. Many shops (including food shops), restaurants, and cafes are nearby. **Directly in the building there is a theater**, while another cultural institution is located within walking distance. Relaxing greenery is provided by surrounding parks, the largest of which are Riegrovy and Havlíčkovy.

Interior 92 m<sup>2</sup>.



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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